

36 Vincent Street, Christies Beach, SA 5165

Raine&Horne.

Sold House

Tuesday, 19 March 2024

36 Vincent Street, Christies Beach, SA 5165

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 679 m2

Type: House



Jennifer Drabic
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Contact agent

Having been in the same family for 50+ years, this contemporary style, Christies Beach classic has generous room sizes & lots of quirky, character features reflective of the 1960's & when it was built. Still in mostly original condition, it does need modernising, some repairs & TLC, but is packed with potential on a prime 679m² flat allotment with a 23m frontage in this highly sought after coastal suburb! Some of the property features also include:

- 3 big bedrooms
- Higher ceilings throughout
- Spacious lounge & dining rooms
- Feature timber colonial-style windows & doors
- Additional room suitable as office/sunroom/4th bedroom
- Additional room has separate outside access
- Kitchen with gas stove
- 2 x split system air conditioners
- Funky, original pink & aqua bathroom
- Separate toilet
- Large laundry with trough
- Timber floors under Axminster carpets
- Covered verandah/patio area
- Large back lawn with rose bushes & fruit trees
- Powered shed/workshop & shade house
- Single open carport with extra off-street parking
- Zoned Housing Diversity Neighbourhood
- City of Onkaparinga
- No easements or encumbrances

Expected rent return (as is) \$450 - \$470pw Set in a well-established street, around 1km from the beautiful white sands of Christies' beach, with a handy reserve/park just one property away + strolling distance to a bus stop & the local IGA shopping centre. Christies Beach is a sought after & exciting suburb with much redevelopment & rejuvenation already occurring & together with it's excellent shopping, schooling, cafes, services & coastal proximity, it is no wonder that it receives the ongoing media attention that it does. This property represents an excellent opportunity for young singles, couples, or families to roll up their sleeves, break into the housing market & build in value as time &/or finances allow or for more seasoned investors/developers to knock down & start again, subject to all consents. On the market now for very genuine & definite sale & to finalise an estate, you'd better be quick for this one!